

A New Level of
Fine Living

 **GUDUVANCHERY**



Habitat
Premium Residential Villas

Experience Contemporary Living in Our Modern Villas

Discover a perfect blend of style, comfort, and convenience with our beautifully designed row modern villas. Each villa is crafted with a sleek architectural design, spacious layouts, and premium finishes that redefine luxury living.

Set in a serene environment, these villas offer private outdoor spaces, landscaped surroundings, and an elegant community ambiance. With thoughtfully planned interiors, abundant natural light, and modern design elements, every villa ensures an unmatched lifestyle experience.

Whether for families seeking comfort, professionals desiring style, or investors eyeing value, our row modern villas deliver the perfect combination of luxury and practicality.



Why Guduvanchery ?

Guduvanchery is fast emerging as one of the most sought-after real estate destinations in Chennai. Known for its strategic location, rapid infrastructure growth, and strong connectivity, it offers the perfect blend of urban convenience and peaceful living.

Strategic Location: Positioned along the GST Road (NH-45), Guduvanchery provides seamless access to Chennai city, Tambaram, Chengalpattu, and the IT corridor of OMR.

Excellent Connectivity: With a well-connected suburban railway station, frequent bus services, and proximity to the proposed Metro extension, commuting becomes effortless.

Infrastructure Growth: Surrounded by educational institutions, reputed schools, colleges, hospitals, and shopping zones, Guduvanchery ensures a self-sufficient lifestyle.

Affordable Housing Options: Compared to Chennai city limits, Guduvanchery offers modern apartments, villas, and plots at budget-friendly prices, attracting both homebuyers and investors.



A Perfect Address for Happy Living

The Rising Hub for Real Estate



Why Habitat ?

Welcome to a community that offers not just a home, but a lifestyle designed for comfort, convenience, and growth. Our project is strategically located to ensure you stay connected to every aspect of modern living while enjoying a peaceful neighborhood.

Seamless Connectivity

Situated along a well-developed main road network, ensuring smooth access to Chennai city, GST Road, and key highways.

Railway connectivity at your doorstep, with suburban train services linking you effortlessly to Tambaram, Chengalpattu, and beyond.

Workplace Convenience

Close to IT hubs, industrial corridors, and corporate offices, reducing travel time and giving you more hours with your loved ones.

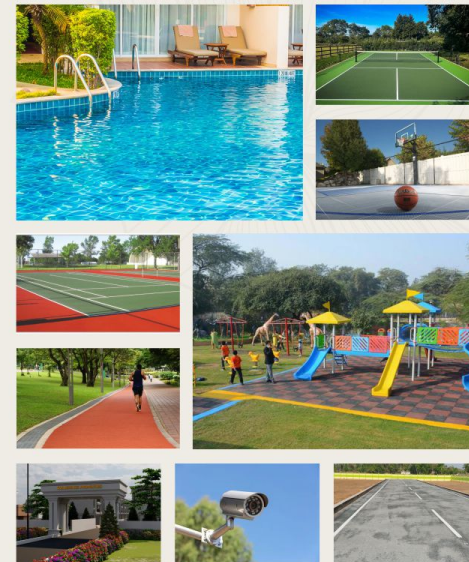
Education and Knowledge Hub

Surrounded by some of the best schools, colleges, and educational institutions, ensuring your children have access to quality education right around the corner.

Where Elegance Meets Lifestyle...



Amenities



- CLUB HOUSE
- SWIMMING POOL
- TENNIS COURT
- BASKET BALL COURT
- BADMINTON COURT
- CHILDRENS PARK
- JOGGING TRACK
- SITOUT AREA
- BLACKTOP ROAD
- POTABLE WATER
- CCTV SURVEILLANCE
- 24X7 SECURITY
- STREET LIGHTS
- ENTRANCE ARCH
- AVENUE TREES
- STORM WATER DRAIN



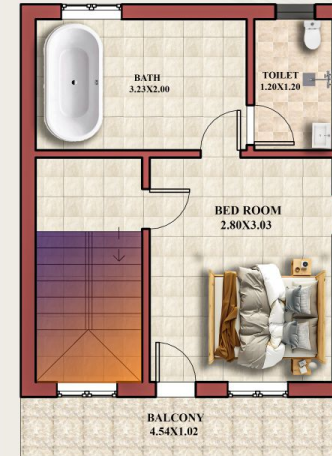
Where Elegance Meets Lifestyle

Floor Plan - Type-1

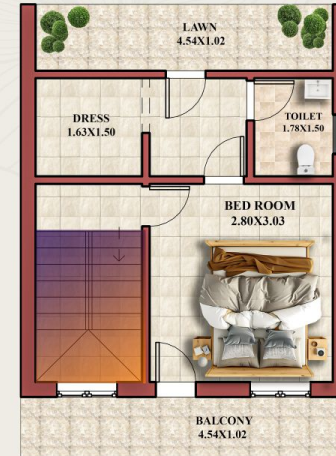
Ground Floor



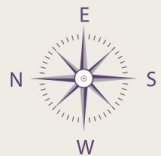
First Floor



Second Floor



Type	2 BHK
Build Up Area	1200 Sq.Ft
Facing	East Facing

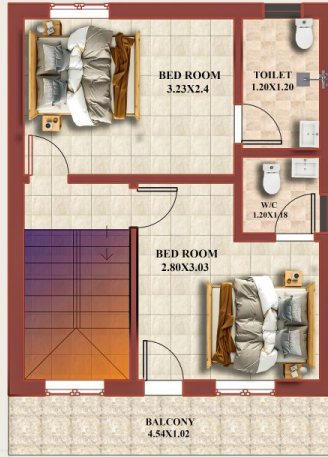


Floor Plan - Type-2

Ground Floor



First Floor



Second Floor

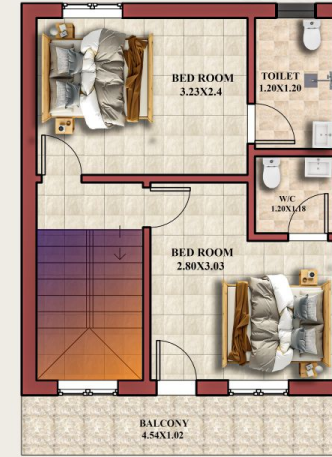


Floor Plan - Type-3

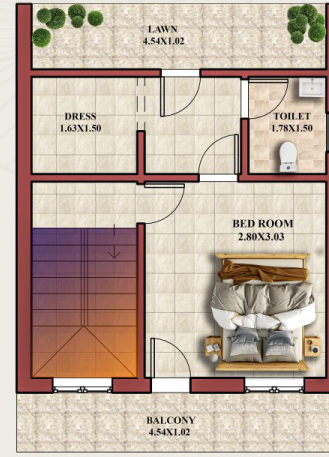
Ground Floor



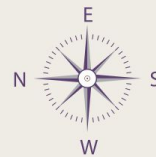
First Floor



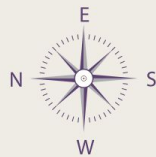
Second Floor



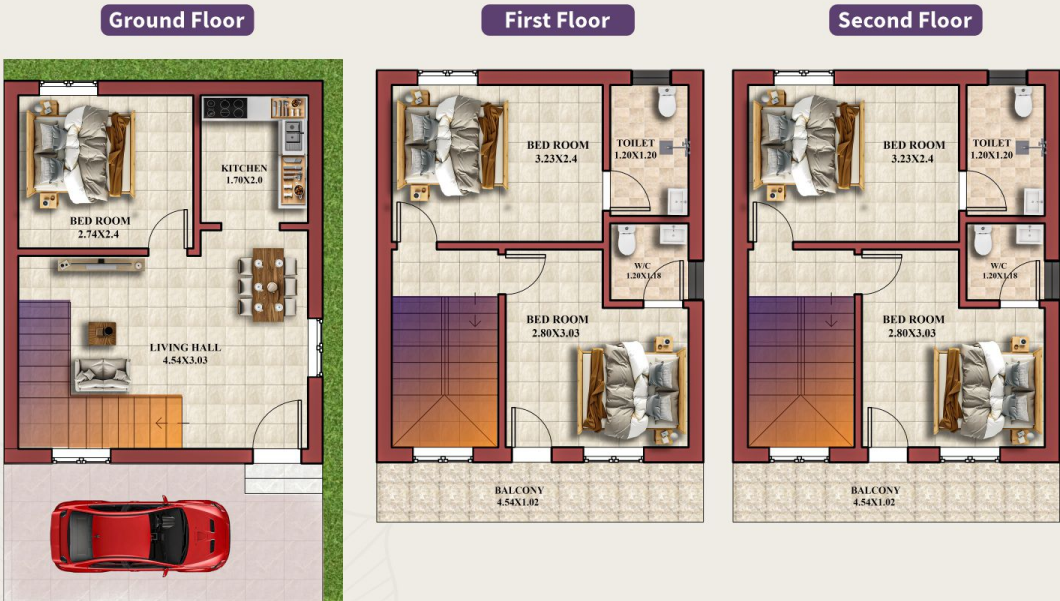
Type	3 BHK
Build Up Area	1200 Sq.Ft
Facing	East Facing



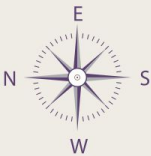
Type	4 BHK
Build Up Area	1200 Sq.Ft
Facing	East Facing



Floor Plan - Type-4



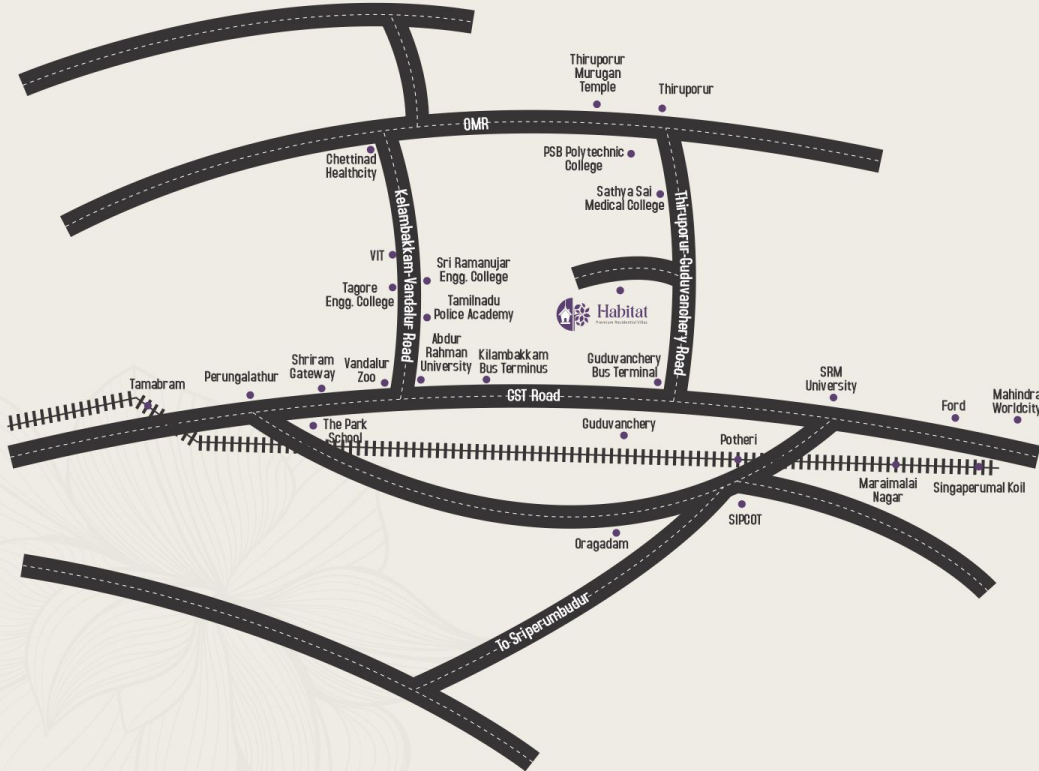
Type	5 BHK
Build Up Area	1200 Sq.Ft
Facing	East Facing



Specifications

Structure	: RCC frame structure with 9" brick external walls and 4 1/2" brick partition wall.	Toilet	: EWC / IWC white color sanitary ware (Parryware or Equivalent).
Design	: Architect design as per vastu.	Painting	: Grills - Zink Chromite non-corrosive primer with enamel paint.
Plastering	: Ceiling, inner & outer walls plastering in cement with neat finish.	Electrical	: Three Phase power supply with concealed wiring of ISI Anchor Switches or Equivalent Earth leak circuit breaker. The electrical points as per architects drawing.
Flooring	: 2' x 2' Vitrified Tiles in all rooms with 4" skirting.	Finishes	: Internal Surface will be finished with two coat of path with Acrylic Emulsion Paint. Exterior Surface shall be finished with ACE acrylic emulsion paint.
Main door	: Quality Teak Wood frame with Panelled door with varnish finish and brass fittings.	Staircase	: Railing - MS Grill.
Other door	: Quality Country Wood frame with flush door with enamel Paint and power coated fitting.	Rainwater	: Rain water harvesting will be done.
Window	: Wood frame with glazed shutters - openable windows with M.S. Grills.	Pest control	: Pre construction anti-termite treatment.
Plumbing	: Concealed CPVC Pipe Line in bathroom, PVC pipes for rain water, sanitary waste	Generator	: Will be provided.
Sanitary	: Line and under ground drainage. Bath rooms with bore well water.		
Kitchen	: 20 mm Black granite counter with stainless steel sink with drain board, will be provided.		

Keyplan



Location Highlights



LOCALITIES

- ★ Guduvanchery Bus Terminus(GST) - 1 Km
- ★ Guduvancheri Railway Station - 1.5 Km
- ★ Kilambakkam Bus Terminus - 4.5 Km
- ★ Vandalur - 5.5 Km



SCHOOLS

- ★ SRM Public School
- ★ Velammal Vidyalaya
- ★ Sri Sankara Vidyalaya
- ★ Bharathiyar Matric School
- ★ St. Johns Matric School

HOSPITALS

- ★ Deepam HospitalHospital
- ★ RKP Multispecial Hospital
- ★ One Health Speciality Hospital
- ★ Nandhivaram PHC Govt
- ★ Thangam Hospital

COLLEGES

- ★ Apollo Art's & Science college
- ★ SRM Institute Of Science & Technology
- ★ Government Law College
- ★ Vidhya Sagar Group Of Education

COMPANIES

- ★ Zoho
- ★ Accenture
- ★ Sutherland
- ★ IT Hub



HEAD OFFICE

4, Second Floor , 1st St, Achuthan Nagar,
Ekkatuthangal, Chennai, Tamil Nadu 600032

MARKETING OFFICE

1, CIT Layout, Dargas Nagar, Kannivakkam,
Near Sri Ma CBSE School, Guduvanchery - 603202